

MINUTES
PUBLIC BUILDING COMMISSION
TUESDAY, FEBRUARY 9, 2016, 1:30 P.M.
BILL LUXFORD STUDIO - ROOM 113
COUNTY CITY BUILDING

PRESENT: Jane Raybould, Roma Amundson, Larry Hudkins, Linda Wilson and Jon Camp

OTHERS PRESENT: Don Killeen, Jeff Kirkpatrick, Bob Walla, John Kay, Chuck Bachmann, Greg Newport, Scott Etherton, Cpt. Witte, Dave Thurber, Scott Keene, Mike Rogers, Dennis Meyer

The meeting of the Public Building Commission was called to order by Chairperson Jane Raybould.

The meeting minutes were presented and Jon Camp moved to approve. Linda Wilson seconded the motion. The vote carried excluding Larry Hudkins & Roma Amundson, as they were not in attendance, to approve January 19, 2016 meeting minutes.

Mike Rogers & Scott Keene spoke about the financing resolution. The Preliminary Par Amount is \$13,600,000.00 and not to exceed \$16,100,000.00. This will combine the 605 Bldg. and the Benesch Building remodels. The Resolution was shared with the PBC along with the Preliminary Summary of Terms. The Site Lease for the 605 Bldg. will need to be amended. Scott Keene reported that Ameritas will have no problem selling the financing. Ameritas will go to market with it March 9th pending all the approvals. Roma Amundson moved to approve the resolution and Linda Wilson seconded. The resolution carried.

Jon Kay, Sinclair Hille reported that substantial completion of the 605 1B phase is completed. Substantial completion for Benesch Building will be March 20th with the final 2-4 weeks after that depending on the extent of the punch list. There are two change orders presented:

#36-add shelving in the client library \$2982.48

#37-add access doors to access motorized mechanical dampers \$565.00

Total for all change orders TOTAL \$3547.48. Linda Wilson moved to approve and Larry Hudkins seconded. The vote carried to approval both change orders.

Pay application for Hausmann #5 was submitted and recommended for payment for \$330,741.00. Jon Camp moved to approve and Linda Wilson seconded. The vote carried.

Pay application for NGC #8 was submitted and recommended for payment for \$48,267.11 along with the retainage payment for \$64,810.63. Roma Amundson moved to approve and Jon Camp seconded. The vote carried.

Pay application for NGC #1 (bonding) for the 605 Remodel-Phase 3 was submitted and recommended for payment for \$90,000.00. Roma Amundson moved to approve with Linda Wilson seconding the motion. The vote carried.

Clark Enerson, Greg Newport reported that the walk thru will include moving heating and concrete work to Phase 3 to finish up. They will be using a testing contract for structural testing which is usually about 1/2% of total cost of project. Credit will be coming to PBC as the construction company would like to use Procure as their software which should be a \$7600.00 credit. The generator testing status-Greg will have an update next month as the testing contract will go out for bid. The remodel area for General Services in the Health Department building came in very high and they are working on lowering the bid.

605 Building Floor Finish-Don explained there was a bid to finish the concrete floor in the holding cells & lobby area for prisoners for cleaning purposes. The cost on the bid is \$40,000.00 and he recommended approval. Jon Camp moved to approval and Roma Amundson seconded. The vote carried.

Security Committee Update-Cpt. Jerry Witte and Dave Thurber (Public Works Security) reported that they are working in conjunction to get agencies trained. They are currently moving forward on training & will be doing

drills in March but want to get more employees trained and comfortable with security procedures. Jim Davidsaver is working with them to get a list of agency & floor captains established. Capt. Witte also discussed the need in the future for a Security manager. There was a discussion about locking down the CC building. Capt. Witte has recommended that the entire building be locked down with a single point of entry. Dave Thurber also conveyed his agreement and said for the building to be safe for employees the multiple entries into the building need to be locked down and said that the administration was in agreement. Larry Hudkins explained he understands the idea but there has to be a consensus from the elected officials of the building and in the past it has been discussed and they were not in agreement so this would need to be discussed further with the appropriate people. It was also stated that K Street Complex will be adding access control readers to the door for \$6583.00.

Linda Wilson moved to approve General Vouchers for January 2016, Larry Hudkins seconded the motion. The vote carried.

Don Killeen explained that we are losing the building that the Woodworking shop is currently in. They spoke with B & J whom we currently lease another shop & fenced area from at 21st & Y and they are willing to let us move a modular unit onto the lot. The agreement is the PBC will pay for the hookup and moving of the modular and leave the unit if we ever vacate the property. The move of the woodworking shop will move forward this spring. Don asked for approval to move in this direction. Roma Amundson made the motion to approve and Larry Hudkins seconded and the move was approved.

Bob Walla asked the board about completion dates discussed during the construction updates and change orders. Don will discuss with architects if any dates have been changed and if the contracts need to be amended. Bob also recommended approval of the 5 contracts being voted on.

There were 5 contract approvals: Piggyback Amendment for Office Furniture and Related Services #4400003402-Haworth, Inc.; Amendment for Annual Supply of Personal Protective Equipment and First Aid Supplies #13-347-Mid-Continent Safety LLC; Annual Service of Rental & Service of Industrial Gas #5201-Matheson-Trigas; Amendment for Cost Per Copy Program #09-277-Konica Minolta; Piggyback Amendment to Floor Covering Contract #2483-15-7215-Midwest Floor Covering. Jon Camp moved to approve and Larry Hudkins seconded. The vote carried to approval all contracts.

Don had an update that the carpet replacement in the CC building is working very quickly.

The next meeting of the Commission is set for March 8, 2016. Jane will be absent but Roma said she would be here so we will move forward with the meeting date.

With no further business, Jon Camp moved to adjourn the meeting, seconded by Larry Hudkins. The vote carried and the meeting was adjourned at 2:55 p.m.